

**Note: The following case(s) is/are included in this ad.**  
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<b>Process No.</b>	<b>Applicant Name</b>
<a href="#"><u>02-150</u></a>	<a href="#"><u>INTERNATIONAL CHURCH OF THE FOUR SQUARE GOSPEL</u></a>
<a href="#"><u>02-217</u></a>	<a href="#"><u>DADE RESIDENTIAL BISCAYNE L. L. C.</u></a>



APPLICANT: INTERNATIONAL CHURCH OF THE FOUR SQUARE GOSPEL

MODIFICATION of Condition #2 of Resolution 4ZAB-115-85, passed and adopted by the Zoning Appeals Board, reading as follows:

FROM: "2. That in the approval of the plan, the same be substantially in accordance with that submitted for the hearing entitled 'Leisure City Foursquare Church,' as prepared by Wayne L. Summers, dated 11-25-84, and consisting of four pages."

TO: "2. That in the approval of the plan, the same be substantially in accordance with that submitted for the hearing entitled 'Shalom Foursquare Gospel,' as prepared by Arcon Engineering Group, Inc., consisting of 3 sheets and dated stamped received 9/12/03."

The purpose of this request is to allow the applicant to submit new plans for a sanctuary addition to a previously approved religious facility and day care center.

Upon a demonstration that the applicable standards have been satisfied, approval of such requests may be considered under §33-311(A)(17) (Alternative Site Development Option for Modification or Elimination of Conditions or Covenants After Public Hearing) (Ordinance #03-93).

The aforementioned plans are on file and may be examined in the Zoning Department. Plans may be modified at public hearing.

SUBJECT PROPERTY: The NE ¼ of the SE ¼ of the SE ¼ of the NW ¼, less the north 31' thereof, in Section 4, Township 57 South, Range 39 East; subject to a right-of-way dedication across the east 35' thereof.

LOCATION: 28610 S.W. 152 Avenue, Miami-Dade County, Florida.

SIZE OF PROPERTY: 2.28 Gross Acres

PRESENT ZONING: RU-1 (Single Family Residential)

APPLICANT: DADE RESIDENTIAL BISCAYNE L. L. C.

NON-USE VARIANCE OF ZONING AND SUBDIVISION REGULATIONS requiring half section line roads to be 70' in width; to waive same to permit 25' of dedication for the west half of S.W. 142 Avenue (35' required).

Upon a demonstration that the applicable standards have been satisfied, approval of such request may be considered under §33-311(A)(4)(c) (Alternative Non-Use Variance).

A plan is on file and may be examined in the Zoning Department for "Biscayne Drive Estate," by Sergio Redondo & Associates, dated 1/30/01 and consisting of 1 sheet. Plans may be modified at public hearing.

SUBJECT PROPERTY: The north  $\frac{3}{4}$  of the east  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  in Section 3, Township 57 South, Range 39 East, less the east 25', the south 25', the west 25' also less the north 50' thereof. LESS: the area bounded by the south line of the north 50' and bounded by the west line of the east 25' of the SW  $\frac{1}{4}$  of said Section 3, and bounded by a 25' radius arc concave to the Southwest, said arc being tangent to both of the last described lines; LESS: the area bounded by the west line of the east 25' and bounded by the north line of the south 25' of the north  $\frac{3}{4}$  of the east  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of said Section 3, and bounded by a 25' radius arc concave to the Northwest, said arc being tangent to both of the last described lines; LESS: the area bounded by the north line of the south 25' and bounded by the east line of the west 25' of the north  $\frac{3}{4}$  of the east  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of said Section 3, and bounded by a 25' radius arc concave to the Northeast, said arc being tangent to both of the last described lines; LESS: the area bounded by the east line of the west 25' and bounded by the south line of the north 50' of the north  $\frac{3}{4}$  of the east  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of said Section 3, and bounded by a 25' radius arc concave to the Southeast, said arc being tangent to both of the last described lines.

LOCATION: Lying on the Southwest corner of S.W. 288 Street & S.W. 142 Avenue, Miami-Dade County, Florida.

SIZE OF PROPERTY: 27.72 Acres

PRESENT ZONING: RU-1 (Single Family Residential 7,500 sq. ft. net)